



AGENDA
HAYWARD PLANNING COMMISSION
777 B STREET
Hayward, CA 94541-5007
Thursday, July 26, 2001

MEMBERS OF THE AUDIENCE WISHING TO ADDRESS THE PLANNING COMMISSION:

Obtain a speaker's identification card, fill in the requested information, and give the card to the Commission Secretary. The Secretary will give the card to the Commission Chair who will call on you when the item in which you are interested is being considered. When your name is called, walk to the rostrum, state your name and address for the record and proceed with your comments. Copies of reports are available from the Commission Secretary.

AGENDA

7:30 P.M. COUNCIL CHAMBERS REGULAR MEETING

ROLL CALL

SALUTE TO FLAG

PUBLIC COMMENT – NON AGENDA ITEMS *(The PUBLIC COMMENTS section provides an opportunity for citizens to address the Planning Commission on items not listed on the agenda. The Commission welcomes your comments under this section, but is prohibited by State law from discussing items not listed on the agenda. Your item will be taken under consideration and referred to staff.)*

PUBLIC HEARING _____

Comment: Jesús says "Referral from the Public Works Director" is not necessary as part of an agenda title. It doesn't matter who is forwarding the item to the PC.

The following order of business applies to items considered as part of Public Hearings:

- *Staff Presentation*
- *Planning Commission Questions*
- *Public Input*
- *Planning Commission Discussion and Action*

1. **Planned Development No. 2001-0135 and Tentative Tract Map 7215 – Warraich Construction (Application/Owner):** Request to Construct Six Townhouses on a 16,000 sq. ft. Parcel. The Project is Located at 308 Valle Vista Avenue at the Corner of Dixon Street in a RH (High Density Residential) Zoning District
2. **Planning Director Referral of SPR 01-130-13 – Dr. Dharam Salwan, Salwan Property Management (Applicant) / Don Carr (Owner):** Site Plan Review Application for the Construction of a 9,700-Square-Foot Two-Story Retail/Office/Service Commercial Building. The Project is Located at 22605 Second Street at the Southwest Corner of "B" Street
3. **Variance No. 01-180-09 Steve & Julie Dalcin (Applicants/Owners):** Request for Reduction of a Front Setback From the Required 20 Feet to 18 Feet-3 Inches to Allow the Expansion of an Existing Master Bedroom and a Living Room. The Project is Located at 601 Garin Avenue in a RS (Single-Family Residential) Zoning District



Assistance will be provided to persons requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact Debbie Nelson 48 hours in advance of the meeting at (510) 583-4205, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

4. **Appeal of Planning Director's Denial of Administrative Use Permit Application No. 01-150-06 – Jeannie Young For Compass Telecom Services (Applicant) / San Leandro Hayward Elks Lodge (Owner)** – Request to Construct, Operate and Maintain an Unstaffed, Wireless Telecommunication Facility Consisting of a 60-Foot Tall Stealth Structure and Equipment Cabinets in the Rear Yard of the Elks Lodge. The Property is located at 24970 Hesperian Boulevard in a CN (Neighborhood Commercial) Zoning District

ADDITIONAL MATTERS

5. Oral Report on Planning and Zoning Matters
6. Commissioners' Announcements, Referrals

APPROVAL OF MINUTES

- June 21, 2001
- June 28, 2001

ADJOURNMENT

PLEASE TAKE NOTICE that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. **PLEASE TAKE FURTHER NOTICE** that the City Council has adopted Resolution No. 87-181 C.S., which imposes the 90 day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.